

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
N/S Hoover Lane, 1000' W		
centerline of Glen Arm Road	*	ZONING COMMISSIONER
11th Election District		
6th Councilmanic District	*	OF BALTIMORE COUNTY
(2322 Hoover Lane)		
	*	CASE NO. 02-331-A
Natalie N. & Igor B. Voronetsky		
Petitioners	*	

\* \* \* \* \*

### FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner as a Petition for Administrative Variance filed by the legal owners of the subject property, Natalie N. and Igor B. Voronetsky. The variance request is for property located at 2322 Hoover Lane in the Glen Arm area of Baltimore County. The Petitioners herein seek a variance from Section 400.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit an accessory structure (swimming pool) to be located in the front yard in lieu of the required rear yard. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition for Administrative Variance.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

RECEIVED FOR THE DEPUTY ZONING COMMISSIONER

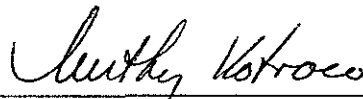
3/19/02

R. J. Johnson

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 19<sup>th</sup> day of March, 2002, that a variance from Section 400.1 of the B.C.Z.R., to permit an accessory structure (swimming pool) to be located in the front yard in lieu of the required rear yard, be and is hereby GRANTED, subject, however, to the following restriction which is a condition precedent to the relief granted herein:

1. The Petitioners may apply for their permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.



---

TIMOTHY M. KOTROCO  
DEPUTY ZONING COMMISSIONER  
FOR BALTIMORE COUNTY

TMK:raj

RECEIVED  
3/19/02  
R. J. Jenson



Baltimore County  
Zoning Commissioner

Suite 405, County Courts Bldg.  
401 Bosley Avenue  
Towson, Maryland 21204  
410-887-4386  
Fax: 410-887-3468

March 19, 2002

Mr. & Mrs. Igor B. Voronetsky  
2322 Hoover Lane  
Glen Arm, Maryland 21057

Re: Petition for Administrative Variance  
Case No. 02-331-A  
Property: 2322 Hoover Lane

Dear Mr. & Mrs. Voronetsky:

Enclosed please find the decision rendered in the above-captioned case. The Petition for Administrative Variance has been granted in accordance with the enclosed Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the Department of Permits and Development Management. If you require additional information concerning filing an appeal, please feel free to contact our appeals clerk at 410-887-3391.

Very truly yours,

A handwritten signature in cursive script, reading "Timothy Kotroco".

Timothy M. Kotroco  
Deputy Zoning Commissioner

TMK:raj  
Enclosure

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



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on Recycled Paper

# Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 2322 Hoover Lane  
Address  
Glen Arm MD 21057  
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

We are respectfully requesting an approval of our Administrative Variance as submitted. It involves the construction of a 14' x 50' inground, concrete swimming pool with a concrete walkway around the pool perimeter

Although we have 1.67 acres, there is absolutely no chance of a pool fitting in the back yard. Our back yard consists of an incline that is near 60%. The only location for the pool would be considered a 'front yard pool'. The location would be on the East side of the driveway. The pool would be approximately 100 feet from our East neighbor (#2326), and approximately 250 feet from our South neighbor (#2300)

Because the existing ground at the proposed pool location is inclined, there will be a site cut with a 30" H retainer wall constructed of pressure treated wood. This is the end nearest the house. The other end of the pool will be built up approximately 36" H and the earth tapered to a gentle decline to conform to the natural surroundings.

The major factor in requesting the pool to be built is for my wife who suffers from osteoarthritis in the knees. A prescribed treatment is to have a regimented program of exercise in the warm pool water.

I am certain you will agree that the location of the pool is not obtrusive and the appearance and quality of the pool will be of the highest standards.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Igor Voronetsky  
Signature  
IGOR VORONETSKY  
Name - Type or Print

Natalie Voronetsky  
Signature  
NATALIE VORONETSKY  
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 16th day of February 2002 before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Igor & Natalie Voronetsky  
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

Charles T. Jones  
Notary Public  
My Commission Expires 6/1/05



# Petition for Administrative Variance

## to the Zoning Commissioner of Baltimore County

for the property located at 2322 Hoover Lane  
which is presently zoned RC-5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.1 to permit an accessory

structure (swimming pool) to be located in the front yard  
in lieu of the required rear yard,

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

### Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

### Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

### Legal Owner(s):

IGOR B. VORONETSKY  
Name - Type or Print

Igor Voronetsky  
Signature

NATALIE N. VORONETSKY  
Name - Type or Print

Natalie Voronetsky  
Signature

2322 HOOVER LANE 410-882-9950  
Address Telephone No.

GLEN ARM MD 21057  
City State Zip Code

### Representative to be Contacted:

Name

Address Telephone No.

City State Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 3/19/02 day of March that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted

Zoning Commissioner of Baltimore County

CASE NO. 02-331-A

Reviewed By BR Date 2/11/2

Estimated Posting Date 2/24/02

REV 10/25/01

Date 3/19/02  
By [Signature]

ORDERED BY ZONING COMMISSIONER

# Zoning Description

## SCHEDULE A LEGAL DESCRIPTION

All that certain land situate in Baltimore County, Maryland, and more particularly described as follows:

Beginning for the same at a point on the Northwest outline of the land shown on the Plat of the Minor Subdivision of the Pearce Property, which Plat is approved as a Baltimore County, Maryland Minor Subdivision as Project No. 92-315 MP, having an approval date of May 24, 1993, said point being also the beginning of the eighth or South 80 degrees 26 minutes 20 seconds West 320.95 foot line of the land described in Parcel 3 on Schedule A in the Deed from Elizabeth Smith Littleton to Marion G. Pearce dated November 1, 1991 and recorded among the Land Records of Baltimore County, Maryland in Liber S.M. 9001, Folio 713, running thence referring the courses and distance to the meridian as established in the Baltimore County Metropolitan District and binding on a part of said eighth line of Parcel 3 on Schedule A, and binding on the North lot line of Lot 2 shown on said Minor Subdivision Plat, the following course and distance: (1) South 80 degrees 26 minutes 20 seconds West 130.95 feet, thence binding on the lot lines between said Lot 2 and Lot 1 shown on said Minor Subdivision Plat, the following five courses and distances; (2) South 37 degrees 57 minutes 58 seconds East 200.00 feet, (3) South 04 degrees 33 minutes 18 seconds East 91.91 feet, (4) North 82 degrees 57 minutes 02 seconds East 272.14 feet, (5) South 07 degrees 02 minutes 58 seconds East 10.00 feet, and (6) North 82 degrees 57 minutes 02 seconds East 395.00 feet to a point on the East outline of the land shown on said Minor Subdivision Plat, thence binding for a part on said East outline, the following course and distance; (7) North 10 degrees 21 minutes 25 seconds East 10.02 feet, thence binding on the lot lines between said Lot 2 and Lot 3 shown on said Minor Subdivision Plat, the following four courses and distances; (8) South 82 degrees 57 minutes 02 seconds West 349.00 feet, (9) North 37 degrees 57 minutes 58 seconds West 155.00 feet, (10) North 76 degrees 00 minutes 39 seconds West 45.99 feet, and (11) North 37 degrees 57 minutes 58 seconds West 170.00 feet to a point on said Northwest outline of the land shown on said Minor Subdivision Plat and to a point on the seventh or South 63 degrees, 50 minutes 40 seconds West 272.10 foot line of said land to Pearce, thence binding for a part on said Northwest outline and on said seventh line to the end thereof, the following course and distances; (12) South 63 degrees 50 minutes 40 seconds West 80.00 feet to the place of beginning.

Containing 1.67 acres of land, more or less.

BALTIMORE COUNTY, MARYLAND  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

No. 09955

DATE 2/11/02 ACCOUNT R001-006-6150

AMOUNT \$ 50.00

RECEIVED FROM: Igor Voronetsky

FOR: Administrative - Variance

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

Item #331

PAID RECEIPT

PAYMENT	ACTUAL	TIME
2/11/2002	2/11/2002	09:16:16
REC #004	CASHIER IDOL DMD DASHLEY	2
RECEIPT # 175289		04/11
Dest	5 528 ZONING VERIFICATION	
CR NO.	009955	

Recpt Tot	50.00
50.00 CK	.00 CA
Baltimore County, Maryland	

CASHIER'S VALIDATION

# CERTIFICATE OF POSTING

ADMIN. VAR. §  
FENCE WAIVER

RE: Case No.: 02-331-A

668-1300

Petitioner/Developer IGOR, ETAL  
HORNE POOLS

Date of Hearing/Closing 3/11/02

Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111  
111 West Chesapeake Avenue  
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens GEORGE ZAHNER / BUILDING ENG'R.

Ladies and Gentlemen:

#2322

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law  
were posted conspicuously on the property located at #2322 - HOOVER LA.

The sign(s) were posted on

2/13/02  
(Month, Day, Year)

Sincerely,

Patrick M. O'Keefe  
(Signature of Sign Poster and Date)

PATRICK M. O'KEEFE

(Printed Name)

523 PENNY LANE

(Address)

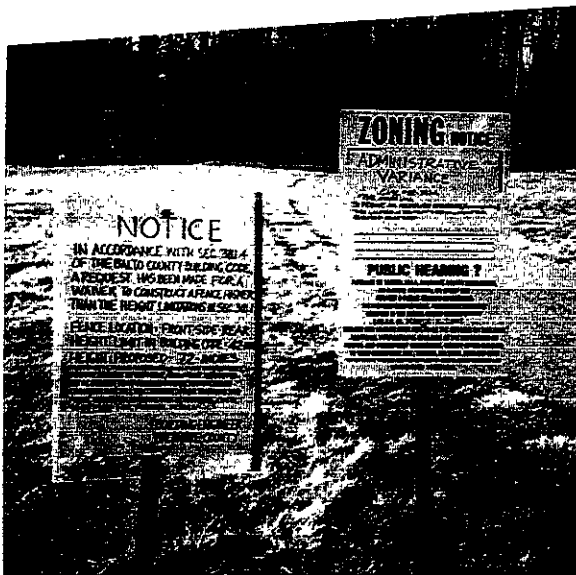
HUNT VALLEY, MD. 21030

(City, State, Zip Code)

410-666-5366 ; CELL-410-905-8571

(Telephone Number)

Post-it® Fax Note	Date	7671	# of pages
	From		
	To		
	Co./Dept.		
	Phone #		
	Fax #		





CERTIFICATE OF POSTING

ADMIN.

RE Case No. 02-331-A

Petitioner/Developer IGOR, ETAL

Date of Hearing/Closing 3/11/02

Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111,  
111 West Chesapeake Avenue  
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens / GEORGE ZAMNER

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law  
were posted conspicuously on the property located at #2322 HOOVER LA.

The sign(s) were posted on

2/25/02

(Month, Day, Year)

Sincerely,

Patrick M. O'Keefe 2/25/02  
(Signature of Sign Poster and Date)

PATRICK M. O'KEEFE

(Printed Name)

523 PENNY LANE

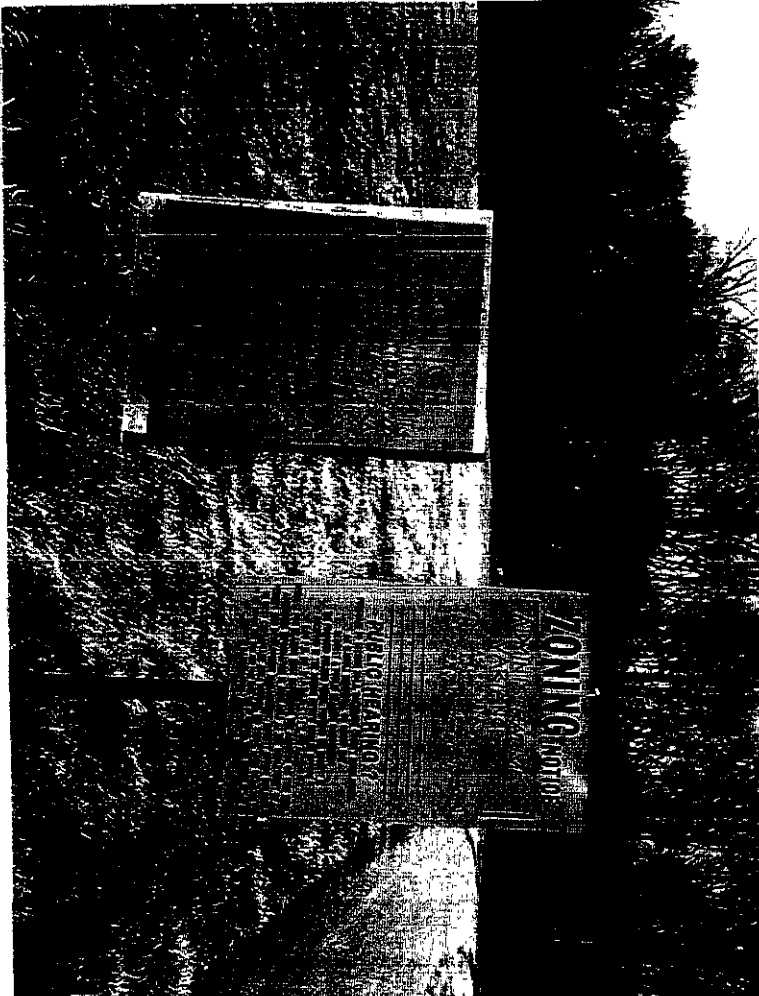
(Address)

HUNT VALLEY, MD. 21030

(City, State, Zip Code)

410-666-5366 ; CELL 410-905-8571

(Telephone Number)



DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT  
ZONING REVIEW

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighbor property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

---

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For Newspaper Advertising:

Item Number or Case Number: 02-331-A

Petitioner: DR. + MRS. IGOR VORONETSKY

Address or Location: 2322 HOOVER LANE GLEN ARN, MD. 21057

PLEASE FORWARD ADVERTISING BILL TO:

Name: DAVE TRINKO @ HOTHNE POOLS

Address: 9000 HARFORD RD.

BALT. MD. 21234

Telephone Number: 410-668-1300 x 113

Revised 2/20/98 - SCJ

**ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES**

Case Number 02- 331 -A

Address 2322 Hoover Lane

Contact Person: Bruno Rudaitis  
Planner, Please Print Your Name

Phone Number: 410-887-3391

Filing Date: 2/11/02

Posting Date: 2/24/02

Closing Date: 3/11/02

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

**Petitioner: This Part of the Form is for the Sign Poster Only**

**USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT**

Case Number 02- 331 -A

Address 2322 Hoover Lane

Petitioner's Name Igor & Natalie Voronetsky

Telephone 410-882-9950

Posting Date: 2/24/02

Closing Date: 3/11/02

Wording for Sign: To Permit an accessory structure (swimming pool) to be located in the front yard in lieu of the required rear yard,



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
pdmlandacq@co.ba.md.us

March 11, 2002

Mr. & Mrs. Voronetsky  
2322 Hoover Lane  
Glen Arm MD 21057

Dear Mr. & Mrs. Voronetsky:

RE: Case Number: 02-331-A, 2322 Hoover Lane

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on February 11, 2002.

The Zoning Advisory Committee (ZAC), which consists of representatives from several approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions, please do not hesitate to contact the commenting agency.

Very truly yours,

A handwritten signature in cursive script that reads "W. Carl Richards, Jr.".

W. Carl Richards, Jr.  
Supervisor, Zoning Review

WCR: gdz

Enclosures

c: People's Counsel

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BALTIMORE COUNTY, MARYLAND  
INTEROFFICE CORRESPONDENCE

**TO:** Arnold Jablon, Director  
Department of Permits & Development  
Management

**DATE:** April 1, 2002

**FROM:**  Robert W. Bowling, Supervisor  
Bureau of Development Plans Review

**SUBJECT:** Zoning Advisory Committee Meeting  
for *March 4, 2002*  
*Item Nos. 317, 331, 332, 334, 335,*  
*336, 337, 338, 340, 341, 342, 343,*  
*345, 348 and 349*

The Bureau of Development Plans Review has reviewed the subject zoning items, and we have no comments

RWB:HJO:cab

cc: File



Baltimore County  
Fire Department

Office of the Fire Marshal  
700 East Joppa Road  
Towson, Maryland 21286-5500  
410-887-4880

February 28, 2002

Department of Permits and  
Development Management (PDM)  
County Office Building, Room 111  
Mail Stop #1105  
111 West Chesapeake Avenue  
Towson, Maryland 21204

ATTENTION: George Zahner

RE: Property Owner: See Below

Location: DISTRIBUTION MEETING OF March 4, 2002

Item No.: See Below

Dear Ms. Stephens:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

The Fire Marshal's Office has no comments regarding the following item #'s.

331, 334, 335, 337, 339, 340, 341, 342, 343, 345,  
346, 347, 348, 349,

REVIEWER: LIEUTENANT JIM MEZICK, Fire Marshal's Office  
PHONE 887-4881, MS-1102F

cc: File

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon  
FROM: R. Bruce Seeley  
DATE: April 1, 2002

Zoning Advisory Committee Meeting of March 4, 2002

SUBJECT: NO COMMENTS FOR THE FOLLOWING ZONING ITEMS:

317, 331, 332, 336-338, 340-342, 345, 346, 348, 349

No AG Comments for 334, 335, 339.

BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon

FROM: R. Bruce Seeley *RBS*

DATE: March 27, 2002

Zoning Advisory Committee Meeting of March 4, 2002

SUBJECT: NO COMMENTS FOR THE FOLLOWING ZONING ITEMS:

317, 331, 332, 336-338, 340-342, 345, 346, 348, 349

Still waiting on Agriculture Preservation Comments for 334, 335, 339.



AV  
3/11

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

**TO:** Arnold Jablon, Director  
Department of Permits and  
Development Management

**DATE:** March 15, 2002

**FROM:** Arnold F. 'Pat' Keller, III  
Director, Office of Planning

**SUBJECT:** Zoning Advisory Petition(s): Case(s) 02-331, 02-336, & 02-359

The Office of Planning has reviewed the above referenced case(s) and has no comments to offer. For further questions or additional information concerning the matters stated herein, please contact Mark A. Cunningham in the Office of Planning at 410-887-3480.

Prepared by:

Mark A. Cunningham

MAR 15 2002

Section Chief:

Jeffery W. Long

AFK/LL:MAC



**Maryland Department of Transportation  
State Highway Administration**

Parris N. Glendening  
Governor  
John D. Porcari  
Secretary  
Parker F. Williams  
Administrator

Date: 3.1.02

Mr. George Zahner  
Baltimore County Office of  
Permits and Development Management  
County Office Building, Room 109  
Towson, Maryland 21204

RE: Baltimore County  
Item No. 331

BR

Dear Mr. Zahner:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

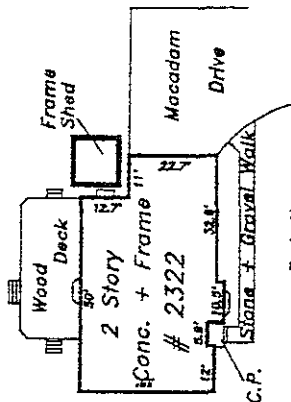
fr

Kenneth A. McDonald Jr., Chief  
Engineering Access Permits Division

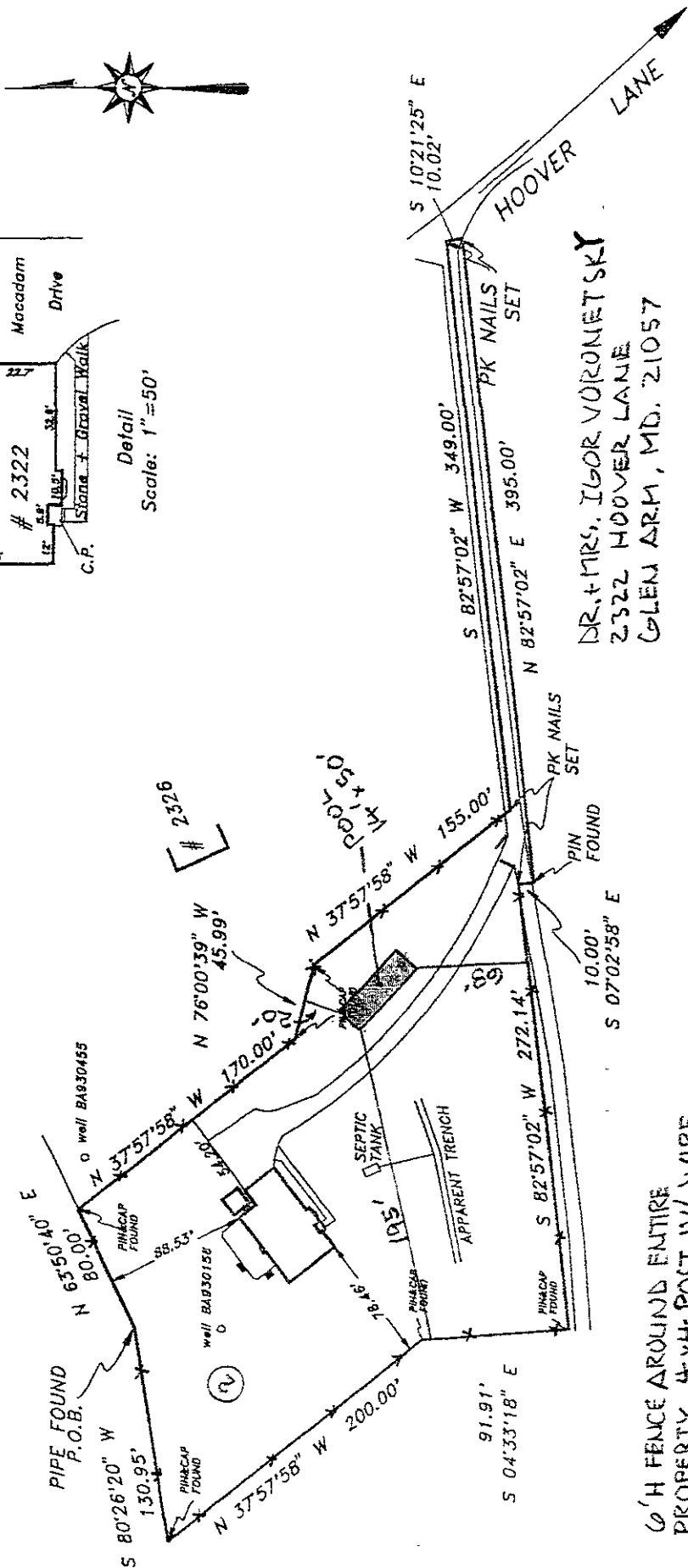
My telephone number is \_\_\_\_\_

Maryland Relay Service for Impaired Hearing or Speech  
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717  
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202



Detail  
Scale: 1"=50'



6' H FENCE AROUND ENTIRE  
PROPERTY, 4x4 POST W/ WIRE  
MESH, GATE AT DRIVEWAY.

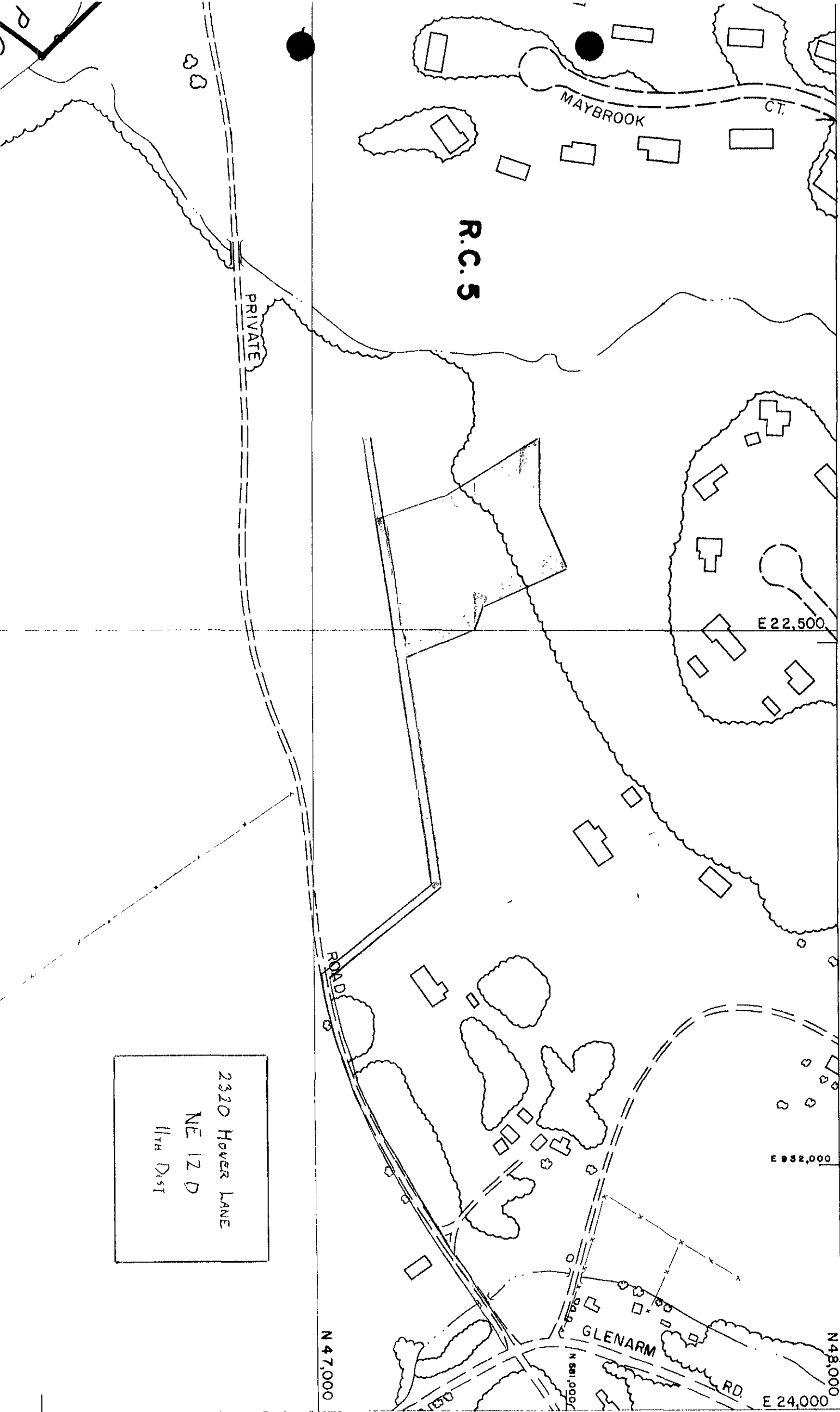
DR. & MRS. IGOR VORONETSKY  
2322 HOOVER LANE  
GLEN ARM, MD. 21057

This is to certify that I have surveyed the property shown hereon,  
being known as  
LOT 2 MINOR SUBDIVISION OF  
THE PEARCE PROPERTY  
and recorded among the land records of Baltimore County  
Maryland in Liber 15151, folio 697  
for the purpose of locating or setting the corners thereof.

Subject property is shown in Zone C  
on the FIRM Map of Baltimore County  
Maryland on Community Panel  
240010 10 270 B. Effective MARCH 2, 1981

PLAT OF SURVEY	
2322 HOOVER LANE	
BALTIMORE COUNTY, MARYLAND	
NTT Associates, Inc.	Scale: 1" = 100'
16205 Old Frederick Road	Date: 7/26/01
Mt. Airy, Maryland 21771	Field By: JCH
Ph. (410)442-2031	Drawn By: JCH
Fax No. (410)442-1315	Drawing # 9099LFBEL

# 331





9000 Harford Road  
Baltimore, Maryland 21234-4015

PHOTOGRAPHS



B









D



This page is 'keyed' to correspond with the enclosed photographs pertaining to the Voronetsky variance.

Photo A Standing in the proposed pool area looking at the owners residence.

Photo B Standing in the proposed pool area looking at the Hurst residence, 2300 Hoover Lane. You are facing South.

Photo C Standing in the proposed pool area looking at the lot next to the owner. You are facing West. There is no house on this lot.

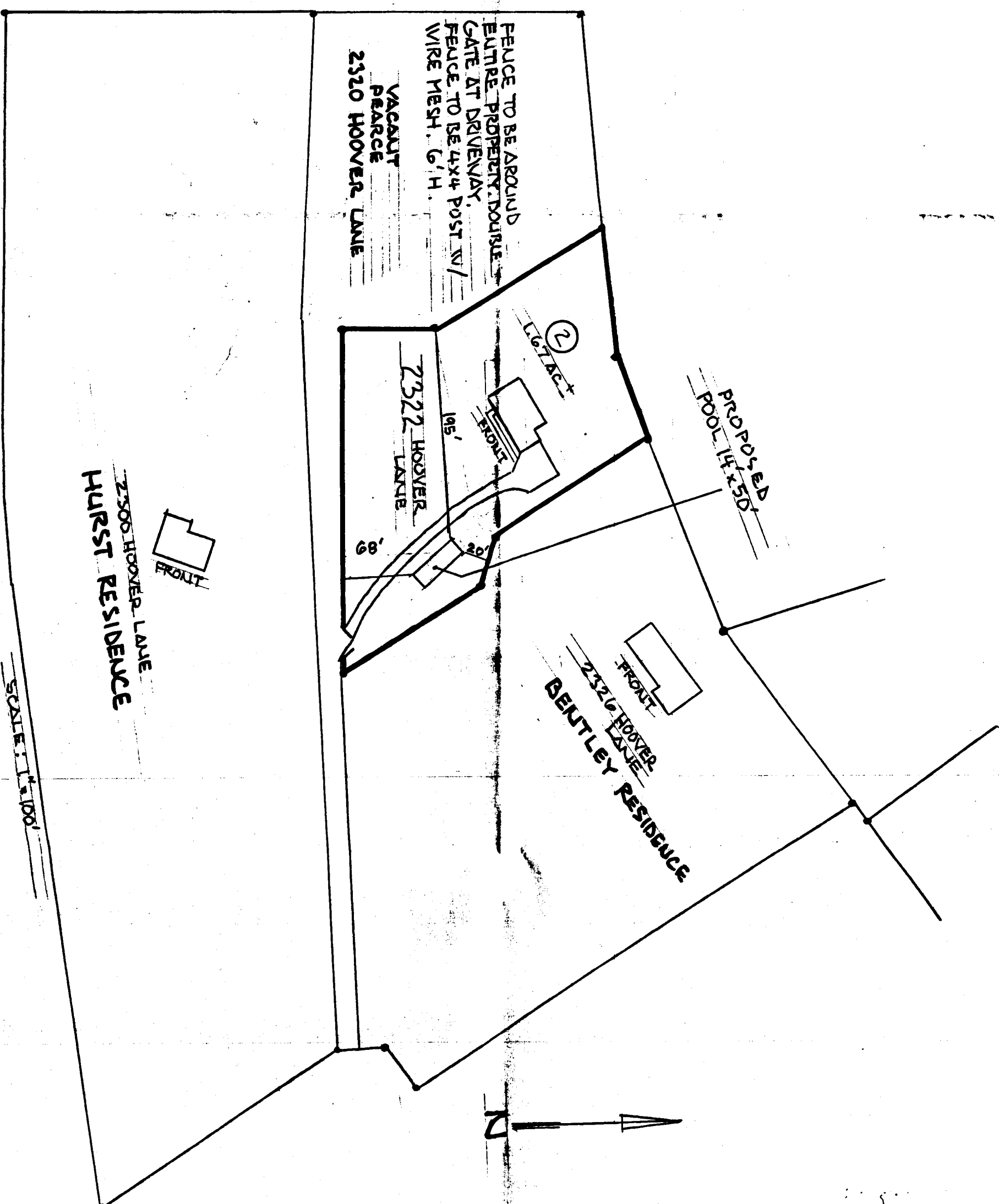
Photo D Looking at the owners back yard.

Photo E Standing in the proposed pool area looking at the Bentley residence, 2326 Hoover Lane. You are facing East.

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING ☐

ADMINISTRATIVE VARIANCE FOR:

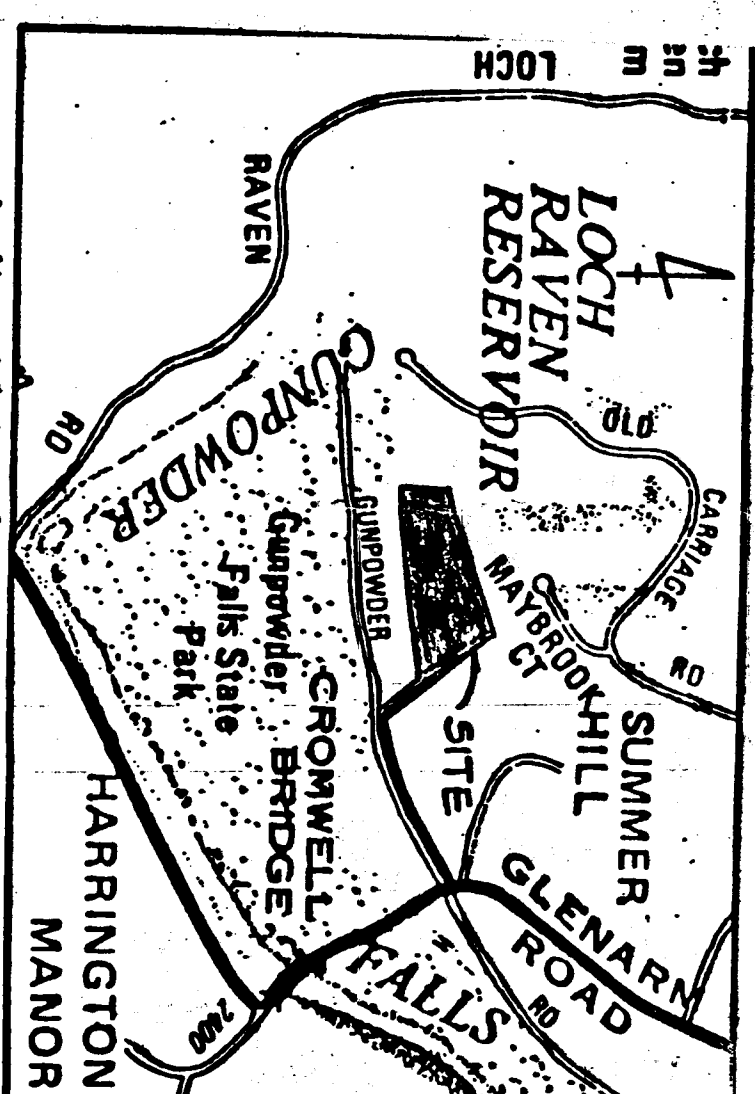
2322 HOOVER LANE, GLEN ARM, MD. 21057  
PEARCE PROPERTY  
PLAT BOOK # FOUO #697 LDT#2 SECTION #



SALLY E.M. ATFIELD  
# 2300010756

2330 HOOVER LANE  
HURST RESIDENCE

SCALE: 1" = 100'



VICINITY MAP  
SCALE: 1" = 1000'

LOCATION INFORMATION

DR. & MRS. IGOR VORONETSKY  
2322 HOOVER LANE  
GLEN ARM, MD. 21057  
SUBDIVISION: THE PEARCE PROPERTY

ELECTION DISTRICT 11  
CONGRESSIONAL DISTRICT 6  
COUNTY MAP N.E. 12 D  
ZONING RC-5  
LOT SIZE 1.67 AC 72745 sq ft

SEWER: PRIVATE  
WELL: PRIVATE  
CHES. BAY CRITICAL AREA NO  
100 YEAR FLOOD PLAIN NO  
HISTORIC PROPERTY/STUDY NO  
PRIOR ZONING HEARING NO  
ZONING USE ONLY  
REVIEWED BY: CASE:

Minor Sub #92-315-MP  
PDM #XL-690

XL-136  
690

#531